

Dexter Downtown Development Authority

MARCH 17, 2022 <> 7:30AM

In-Person Meeting

MINUTES

1. Call to Order: Called to order at 7:35 AM on March 17, 2022 by Chairman Doug Finn.

2. Roll Call

Doug Finn – Present

Don Darnell – Absent

Mike Fitzpatrick – Present

Carol Jones – Present

Shawn Keough – Present

Patrick Becker – Absent

Rich Bellas – Present

Mike Penn – Present

Karen Magdich – Present

Phil Mekas – Absent

Fred Schmid – Absent

Randy Willis – Absent

Also in attendance: Michelle Aniol, Community Development Manager and Peter and Andrea Theocharakis of Dexter's Pub.

3. Approval of Minutes from the February 17, 2022 Regular Meeting

Motion Fitzpatrick; support Penn to approve the minutes of the Regular Meeting of February 17, 2022 as presented.

Unanimous voice vote approval with Becker, Darnell, Mekas, Schmid and Willis absent.

4. Approval of Agenda:

Motion Penn; support Bellas to approve the agenda as presented.

Unanimous voice vote approval with Becker, Darnell, Mekas, Schmid and Willis absent.

5. Pre-arranged Audience Participation: *None*

6. Non-Arranged Citizen Participation:

Peter and Andrea Theocharakis addressed DDA regarding the Outdoor Service Area and the limit of 3 spots in front of Dexter's Pub. Last year they had 10 spots and felt that worked well as people appreciated being able to eat outside. Ms. Aniol spoke about contacting neighboring businesses who felt that their customers also would like to have parking spaces in front of the businesses. Discussion followed.

7. Treasurer's Report: *Treasurer Mike Fitzpatrick presented the March Treasurer's Report including cash balances and the revenue/expense report.*

- a. March Invoice: *An invoice from Chase Bank for the Non-Taxable Refunding Bond in the amount of \$184,539.76.*

Motion Magdich; support Keough to approve the March Invoice in the amount of \$184,539.76

Ayes: Finn, Keough, Penn, Fitzpatrick, Bellas, Jones and Magdich

Nays: None

Absent: Becker, Darnell, Mekas, Schmid and Willis

Motion carries.

- b. Treasurer's Report –March 2022

Motion Bellas; support Magdich to approve the March DDA Treasurer's Report.

Ayes: Magdich, Jones, Bellas, Fitzpatrick, Penn, Keough and Finn

Nays: None

Absent: Becker, Darnell, Mekas, Schmid and Willis

Motion carries

8. Correspondence / Communications: None

9. New Business

- a. Capital Improvements Program (CIP)

Discussion followed on the CIP items presented in the packet. There was also discussion regarding a possible change to downtown parking to accommodate businesses using the Outdoor Service Area.

Motion Keough; support Penn to accept the Capital Improvements Program with corrections and changes as noted.

Ayes: Finn, Keough, Penn, Fitzpatrick, Bellas, Jones and Magdich

Nays: None

Absent: Becker, Darnell, Mekas, Schmid and Willis

Motion carries

- b. Barriers and Banners

Discussion followed on the purchase or rental of barricades and banners in the downtown Outdoor Service Area.

Motion Keough; support Penn to reallocate unused funds budgeted for attorney fees to purchase 35 barricades and banners for the Outdoor Service Areas. A friendly amendment to the motion, made by Magdich to purchase 36 barricades and up to 36 banners and was accepted by Keough and Penn.

Ayes: Magdich, Jones, Bellas, Fitzpatrick, Penn, Keough and Finn.

Nays: None

Absent: Becker, Darnell. Mekas, Schmid and Willis

Motion carries

10. Unfinished Business

- a. *None*

11. Reports:

- a. Mayor– Shawn Keough

Mayor Keough includes his written report per packet and provided the following updates:

- *Brian Marl, Mayor of Saline visited Dexter on March 1, 2022 and was interested in what Dexter has been able to accomplish with Mill Creek Park as Saline also has interest in doing something similar.*
- *Although there was not a quorum at the March Planning Commission to vote following the public hearing on the proposed Dexter Mill Creel Brewery, there were many questions and discussion on the project particularly parking on the site. There will be another public hearing in April.*
- *City Council is entering into the budget planning season.*
- *The City has hired a number of new employees over the past few months: Assistant to the City Manager – Josh Tanghe; Associate Planner – Grace Whitney; a new Events Coordinator; a new member to the DPW; and a change in position for Brenda Tuscano to Utility Billing.*
- *The City will be asking residents to complete a Community survey in the next few weeks.*

- b. Staff – Michelle Aniol

Ms. Aniol includes her written report per packet and provided the following updates:

- *I am looking into purchasing new software for developing the CIP.*

12. Chairman's Report: *Next meeting –April 21, 2022*

- *Transfer/Sale of City owned properties to the DDA – awaiting comments back from City Council*
- *150 Jeffords Barrier Free Parking Space – POSTPONED at 12/16/2021 meeting – awaiting comments back from City Council*
- *FY2022-2023Forecast and Budget*

13. Non-Arranged Citizen Participation:

14. Adjournment

Motion Penn; support Keough to adjourn the meeting at 8:53 AM

Unanimous voice vote approval with Becker, Darnell, Mekas, Schmid and Willis absent.

Respectfully submitted,
Carol J. Jones, Secretary

Approved for filing: April 21, 2022